

December 17, 2002

The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, CA 90012

Dear Supervisors:

**APPROVE AN APPROPRIATION ADJUSTMENT  
AND AWARD CONSTRUCTION CONTRACT  
GRAND AVENUE REALIGNMENT PROJECT  
PROJECT ID NO. P200000359, C.P. NO. 86483  
(FIRST SUPERVISORIAL DISTRICT) (4 VOTES)**

**IT IS RECOMMENDED THAT YOUR BOARD:**

1. Approve an increase in the project budget for the Grand Avenue Realignment and Pedestrian Improvement Project to \$14,466,000, an increase of \$2,000,000 funded from an increase in the contribution from the Music Center;
2. Approve the attached appropriation adjustment to appropriate the additional funding; and
3. Award, and authorize the Director of Public Works to execute, a construction contract to Griffith Company in the amount of \$10,329,344.08, funded by the donation, State of California and Metropolitan Transportation Authority (MTA) grants, and other revenue sources, to establish the effective date of the contract following Board approval, and to approve the Faithful Performance and Labor and Material Bonds filed by the contractor.

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### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

Approval of the recommended actions will allow the construction of the Grand Avenue Realignment Project to proceed on schedule and be completed in early September 2003, prior to the opening of the Walt Disney Concert Hall.

On October 15, 2002, your Board adopted plans and specifications for the project and authorized the Director of Public Works to award and execute a construction contract with the lowest responsible bidder within the estimated construction cost range of \$6,473,000 and \$8,900,000. On December 3, 2002, Public Works received two bids for the project. The apparent responsible low bidder, Griffith Company, submitted a bid of \$10,329,344.08, \$1,429,344 higher than the upper end of the approved construction cost range. A review of the engineer's estimate and the bids received indicates that the original estimate did not fully account for the difficulty in modifying the Grand Avenue bridge and the added cost of the additional treatment of the sidewalk areas, pedestrian lighting, landscaping and street furnishings. Based upon this review, Public Works and the CAO believe Griffith Company's bid is reasonable and fair.

In order to provide an appropriate level of change order contingency, the Department of Public Works and Chief Administrative Officer determine that a total of \$2,000,000 would be required to fully fund the project and proceed to construction. Based upon the schedule for the opening of the Walt Disney Concert Hall and planned pre-opening activities and ceremonies, as well as need to rescope and rebid the project to deliver the project within available funding, Public Works and the CAO informed the other project sponsors, including the Music Center and City of Los Angeles, that the project would need to be delayed until after the opening of the Walt Disney Concert Hall.

On December 11, 2002, the CAO received confirmation from the Music Center that it had received a donation that would provide the additional \$2,000,000 to allow the project to proceed and be completed prior to the opening of the Walt Disney Concert Hall. The recommended actions will increase the project budget to reflect the bid received, and appropriate the funding for the project, in addition to awarding the construction project.

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Approval of these actions must occur on December 17, 2002, in order to allow construction to proceed and be completed prior to the opening of the Walt Disney Concert Hall. Delay of the approvals would not allow the construction contract to be awarded until January 2003 and would result in the delay of construction completion until late October 2003, after the opening of the Concert Hall.

### **Implementation of Strategic Plan Goals**

The project meets the County's Strategic Plan Goal of Service Excellence by creating a more welcoming environment for the community and visitors to the Music Center campus, as well as the Cathedral of Our Lady of the Angels and the County Mall. The various elements of the project will make Grand Avenue and the adjacent facilities more pedestrian friendly and aesthetically pleasing. It will also meet the Goal of Fiscal Responsibility by investing in the public infrastructure.

### **FISCAL IMPACT/FINANCING**

Based upon the low bid received, the revised project cost is estimated at \$14,466,000, \$2,000,000 more than the previous estimate of \$12,466,000. The Project Schedule and Budget Summary are included as Enclosure A.

The project is funded by three MTA grants totaling \$5,135,000, two State grants totaling \$4,800,000, Music Center funds in the amount of \$4,100,000, and \$431,000 of other revenue.

### **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

As requested by your Board on August 12, 1997, and as a threshold requirement for consideration for contract award, Griffith Company is willing to consider Greater Avenues for Independence participants for future employment. Griffith Company is also found to be in full compliance with Los Angeles County Code Chapter 2.200 (Child Support Compliance Program) and Chapter 2.203 (Contractor Employee Jury Services Program).

A standard Public Works contract, in the form previously approved by County Counsel, will be used. The standard Board-directed clauses that provide for contract termination, renegotiation, and hiring of displaced County employees will be included in the contract.

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The project specifications contain provisions requiring the contractor to report solicitations of improper consideration by County employees and allowing the County to terminate the contract if it is found that the contractor offered or gave improper consideration to County employees.

### **ENVIRONMENTAL DOCUMENTATION**

Pursuant to the California Environmental Quality Act (CEQA), on October 8, 2002, your Board certified the Final Environmental Impact Report for the Grand Avenue and Environs Project, which included the realignment of Grand Avenue and associated pedestrian improvements to the County Mall. The environmental mitigation measures related to the realignment and pedestrian improvements, which were adopted by your Board as a condition of project approval, have been incorporated into the plans and specifications for the project.

On October 23, 2002, the Federal Highway Administration found the project to be categorically excluded under the National Environmental Policy Act.

### **CONTRACTING PROCESS**

To further increase contractor awareness of contacting opportunities with the County, this project was listed on the County's website for upcoming bids.

Participation by Community Business Enterprises in the project was encouraged through Public Works' Capital Projects CBE Outreach Program and by monitoring the good faith efforts of the contractor to utilize CBE's.

On October 15, 2002, your Board approved the plans and specifications and authorized the Director of Public Works to advertise for bids upon receiving authorization to advertise from the California Department of Transportation. The project was advertised on October 28. On December 3, 2002, two bids were received. Griffith Company, with a bid of \$10,329,344.08, was determined to be the lowest responsive bidder.

### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

Approval of these actions will not impact any other projects. However, during construction, employees and visitors to the adjacent properties will experience some inconvenience.

During construction, the number of traffic lanes will be reduced from the current level. Parking Lots 18 (County Mall garage), 14 (Music Center garage) and 22 (Grand Avenue surface lot) will remain open during construction; however, left turns into and out of these lots from Grand Avenue will be prohibited. Off-hour access to Parking Lot 18 will be provided from Hill Street.

Pedestrian movement at street level along Grand Avenue will be restricted. Pedestrian access to the Grand Avenue entrance of the Hall of Administration will be limited to emergency ingress and egress only. Pedestrian access to the County Courthouse and the Artists' Entrance to the Dorothy Chandler Pavilion from Grand Avenue will be maintained to the greatest extent possible during construction, but may need to be limited to emergency ingress and egress for portions of the construction.

The use of heavy construction equipment within 500 feet of an active venue at the Music Center during performances will be prohibited. Likewise, the use of heavy construction equipment within 150 feet of the southwest corner of the County Courthouse will be prohibited when the courtroom in that corner of the Courthouse is in session.

We have been working with the tenant departments within the Hall of Administration, the Superior Court, the Music Center, the Internal Services Department and other affected parties to distribute information to employees, visitors and others prior to the start of construction in mid-January 2003. In addition, we are establishing a website to provide updates on the construction and changes to road conditions so that employees and others can obtain updated information. The website will be operational prior to the start of construction.

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**CONCLUSION**

Please return one adopted copy of this action to the Auditor-Controller, Department of Public Works and the CAO (Capital Projects).

Respectfully submitted,

DAVID E. JANSSEN  
Chief Administrative Officer

DEJ:SNY:JSE  
KW:mda

Attachments (2)

c: County Counsel  
Auditor-Controller  
Department of Public Works  
Music Center